121.0	0003	0008.0	1 of 1	Residential		Total Card /	Total Parcel
Map	Block	Lot	CARD	ARLINGTON	APPRAISED:	978,400 /	978,400
					USE VALUE:	978,400 /	978,400
					ASSESSED:	978,400 /	978,400

PROPERTY LOCATION

No	Alt No	Direction/Street/City
29		ADDISON ST, ARLINGTON

OWNERSHIP

Unit #:

Owner 1:	SUCHMAN JASON J &
Owner 2:	ALSON KATHERINE L
Owner 3:	
Street 1:	29 ADDISON ST
Street 2:	
Twn/City:	ARLINGTON
St/Prov:	MA Cntry: Own Occ: Y
Postal:	02476 Type:

PREVIOUS OWNER

Owner 1:	DOVE JOHN G & GLORIA M -
Owner 2:	-
Street 1:	29 ADDISON ST
Twn/City:	ARLINGTON
St/Prov:	MA Cntry:
Postal:	02476

NARRATIVE DESCRIPTION

This parcel contains 5,662 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1922, having primarily Brick Veneer Exterior and 2639 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 1 HalfBath, 9 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	5662.000	447,500		530,900	978,400
Total Card	0.130	447,500		530,900	978,400
Total Parcel	0.130	447,500		530,900	978,400

Source: Market Adj Cost | Total Value per SQ unit /Card: 370.75 | /Parcel: 370.7

Legal Description

Entered Lot Size
Total Land:
Land Unit Type:

User Acct 78089

GIS Ref

GIS Ref

Insp Date 06/30/18

!9370!

PREVIOUS ASSESSMENT

Parcel ID 121.0-0003-0008.0

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	447,300	0	5,662.	530,900	978,200	978,200	Year End Roll	12/18/2019
2019	101	FV	350,100	0	5,662.	560,400	910,500	910,500	Year End Roll	1/3/2019
2018	101	FV	349,300	0	5,662.	412,900	762,200	762,200	Year End Roll	12/20/2017
2017	101	FV	349,300	0	5,662.	395,200	744,500	744,500	Year End Roll	1/3/2017
2016	101	FV	349,300	0	5,662.	365,700	715,000	715,000	Year End	1/4/2016
2015	101	FV	340,600	0	5,662.	306,700	647,300	647,300	Year End Roll	12/11/2014
2014	101	FV	340,600	0	5,662.	299,600	640,200	640,200	Year End Roll	12/16/2013
2013	101	FV	339,500	0	5,662.	285,500	625,000	625,000		12/13/2012

PRINT

Date	Time
12/10/20	23:51:39

LAST REV

Date	Time
07/09/18	12:15:59
mmcmakin	
9370	

USER DEFINED

Prior Id # 1:	78089
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

SALES INFORMATION

TAX DISTRICT

PAT ACCT.

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
DOVE JOHN G & G	57493-423		9/22/2011		669,000	No	No		
	20680-169		7/1/1990		285,000	No	No		Y

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
11/21/2012	1540	Redo Bat	23,200	C				
8/8/2012	1000	Manual	16,000					

ACTIVITY INFORMATION

Date	Result	By	Name
6/30/2018	Inspected	PH	Patrick H
5/11/2018	MEAS&NOTICE	HS	Hanne S
7/3/2013	Info Fm Prmt	EMK	Ellen K
4/12/2013	Info Fm Prmt	MM	Mary M
12/22/2012	MLS	EMK	Ellen K
7/3/2012	Left Notice	JBS	JOHN S
11/14/2008	Meas/Inspect	355	PATRIOT
12/1/1999	Inspected	264	PATRIOT
11/17/1999	Mailer Sent		

Sign: VERIFICATION OF VISIT NOT DATA __/__/__

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		5662		Sq. Ft.	Site		0	90.	1.04	10									530,875						530,900	

Total AC/HA: 0.12998 | Total SF/SM: 5662 | Parcel LUC: 101 One Family | Prime NB Desc: ARLINGTON | Total: 530,875 | Spl Credit | Total: 530,900

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.

EXTERIOR INFORMATION

Type:	6 - Colonial		
Sty Ht:	2A - 2 Sty +Attic		
(Liv) Units:	1	Total:	1
Foundation:	3 - BrickorStone		
Frame:	1 - Wood		
Prime Wall:	8 - Brick Veneer		
Sec Wall:	26 - Wood	10	%
Roof Struct:	1 - Gable		
Roof Cover:	2 - Slate		
Color:	BRICK		
View / Desir:			

GENERAL INFORMATION

Grade:	B- - Good (-)		
Year Blt:	1922	Eff Yr Blt:	
Alt LUC:		Alt %:	
Jurisdict:	G14	Fact:	.
Const Mod:			
Lump Sum Adj:			

INTERIOR INFORMATION

Avg Ht/FL:	STD		
Prim Int Wall	2 - Plaster		
Sec Int Wall:			%
Partition:	T - Typical		
Prim Floors:	3 - Hardwood		
Sec Floors:	5 - Lino/Vinyl	25	%
Bsmnt Flr:	12 - Concrete		
Subfloor:			
Bsmnt Gar:			
Electric:	3 - Typical		
Insulation:	2 - Typical		
Int vs Ext:	S		
Heat Fuel:	2 - Gas		
Heat Type:	3 - Forced H/W		
# Heat Sys:	1		
% Heated:	100	% AC:	100
Solar HW:	NO	Central Vac:	NO
% Com Wall		% Sprinkled:	

BATH FEATURES

Full Bath	1	Rating:	Good
A Bath:		Rating:	
3/4 Bath:	1	Rating:	Average
A 3QBth		Rating:	
1/2 Bath:	1	Rating:	Average
A HBth:		Rating:	
OthrFix:		Rating:	

OTHER FEATURES

Kits:	1	Rating:	Average
A Kits:		Rating:	
Frpl:	1	Rating:	Average
WSFlue:	1	Rating:	Average

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

DEPRECIATION

Phys Cond:	AG - Avg-Good	26.	%
Functional:			%
Economic:			%
Special:			%
Override:			%
	Total:	26.4	%

CALC SUMMARY

Basic $ / SQ:	125.00
Size Adj.:	1.08174336
Const Adj.:	1.04984999
Adj $ / SQ:	141.959
Other Features:	94926
Grade Factor:	1.21
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	608074
Depreciation:	160531
Depreciated Total:	447542

COMMENTS

648-4831 GAR IN YARD BELONGS TO HOUSE
2 DOORS UP #21.

RESIDENTIAL GRID

1st Res Grid	Desc:	Line 1	# Units:	1

Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												

Totals	RMs:	9	BRs:	3	Baths:	1	HB	1

REMODELING

Exterior:	
Interior:	
Additions:	
Kitchen:	
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

RES BREAKDOWN

No Unit	RMS	BRS	FL
1	9	3	
Totals			
1	9	3	

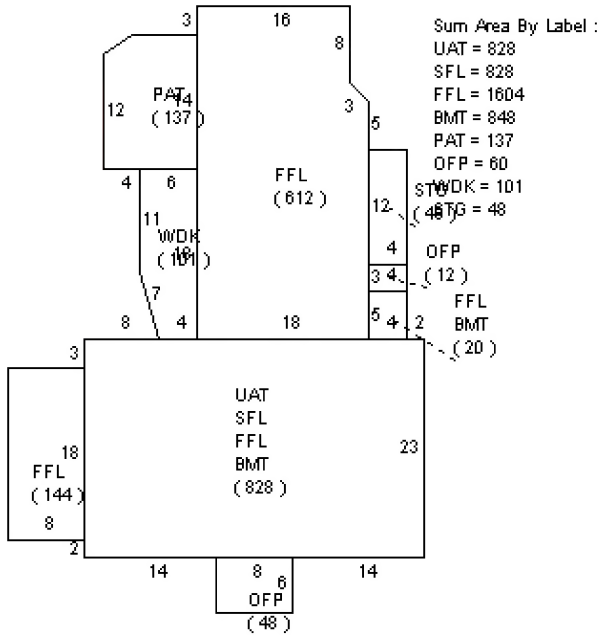
COMPARABLE SALES

Rate	Parcel ID	Typ	Date	Sale Price

WtAv$/SQ:		AvRate:	Ind.Val

Juris. Factor:	1.00	Before Depr:	171.77
Special Features:	0	Val/Su Net:	116.75
Final Total:	447500	Val/Su SzAd	184.00

SKETCH



SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value
FFL	First Floor	1,604	141.960	227,701
BMT	Basement	848	42.590	36,114
SFL	Second Floor	828	141.960	117,542
UAT	Upper Attic	207	99.370	20,570
PAT	Patio	137	5.240	717
WDK	Deck	101	16.690	1,686
OFP	Open Porch	60	46.190	2,772
STG	Storage	48	10.670	512
	Net Sketched Area:	3,833	Total:	407,614

Size Ad	2432	Gross Are	4454	FinArea	2639

SUB AREA DETAIL

Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
UAT	100	FLA	100	C	

IMAGE

AssessPro Patriot Properties, Inc

MOBILE HOME

Make:		Model:		Serial #:		Year:		Color:	

SPEC FEATURES/YARD ITEMS

PARCEL ID

121.0-0003-0008.0

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value

More:	N	Total Yard Items:		Total Special Featues:		Total:	